### Stockton Metropolitan Airport

# Taming the wild blue yonder

Located only a few minutes by freeway from downtown, the Stockton Metropolitan Airport is growing, building new facilities, and adding new airlines.

"We have a runway and support facilities that can handle anything in the air fleet," said Airport Director Barry Rondinella.

Emery Forwarding, one of the world's leading cargo carriers, began sixtimes-a-week service from Stockton in March. Emery flies a wide-body Airbus 300 into Stockton each evening and then leaves for the carrier's primary sort hub in Dayton, Ohio.

The aircraft is chock full of packages and courier envelopes destined principally for corporations throughout the five-county Stockton Metro Airport service area.

"The selection of Stockton by Emery is a major development for the airport, its tenants, and the surrounding communities," said Rondinella.

Despite its short tenure at Stockton, the carrier is already discussing additional flights, he said. Sources close to the Airport reveal ongoing discussions with a second air cargo operator.

Monthly enplanements for current passenger carrier America West Express have been solid since the service's inception two years ago. America West Express provides daily regional jet service to Phoenix, with connections to nearly 100 destinations nationwide.

In 2001, America West carried more than 38,000 air travelers out of Stockton. That number increased in 2002 to 46.873.



Last year, Stockton Metro received \$4.3 million in airport improvement funds from the federal Aviation Administration. Airport officials are using the funds to develop the airport's north side and build up security systems.

Stockton Metro is owned and operated by San Joaquin County under the direction of the Board of Supervisors.

## Economic Indicators, April 30, 2003

#### Prime Rate: 4.75 percent

The Prime Rate has remained unchanged since Dec. 9. 2001. From the Wall Street Journal: "The base rate on corporate loans posted by at least 75 percent of the nation's largest banks."

Consumer/Producer Price Index PPI CPI

Core Rate

Finished Goods

**April** 136.4

The Index measures

prices of goods at the

wholesale level. The

finished goods index

market tracks the

most closely, as it

represents prices for

goods ready for sale.

**April** 183.9

The most widely used measure of inflation, the CPI is an indicator of the effectiveness of government policy. Business executives, labor leaders and other private citizens use the index as a guide for economic decisions

### San Joaquin Co. Employment Trends, to April

California Employment Development Department, Labor Force and Unemployment Data

Posted April 30, 2003

Monthly labor force data for San Joaquin County (not seasonally adjusted)

	Labor Force	Employment	Unemployment	Rate	
Feb.	278,600	247,200	31,400	11.3%	
Mar.	281,500	250,300	30,700	10.9%	
April	277,600	248,300	29,300	10.5%	

### Stockton's Permit Activity

Figures are for calendar year Jan. 1 through April 30, 2003

-		•		
Residential	YTD 4/02	Valuation	YTD 4/03	Valuation
Single-family	608	93,222,318	979	164,551,208
Multi-family	1	38,000	15	5,482,258
Additions, etc.	286	3,982,439	351	3,698,611
Totals	895	97,242,757	1,345	173,732,077
Commercial	YTD 4/02	Valuation	YTD 4/03	Valuation
Industrial	3	2,594,916	6	6,201,892
Commercial	7	16,913,587	16	17,567,179
Other	7	16,982,885	5	4,574,450
Additions, etc.	153	17,773,613	162	53,719,995
Totals	182	65,026,932	216	111,448,996

Permit No. 12

Stockton, CA

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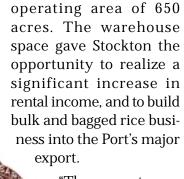
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www.stocktongov.com



the property would not be sold, but would be de-

ness into the Port's major "The property was turned over to the Port by the U.S. Navy with the understanding that

veloped to stimulate the economy and produce jobs," said Port Director Richard Aschieris.

"Family wage jobs—developing them and maintaining them—is



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### The Port of Stockton

# 70 years old, growing strong and fast

warehouse space to a core

The Port of Stockton celebrated 70 years of maritime commerce this year, and along with longevity, another ongoing celebration marked the ascension of the Port to the number two spot of all inland bulk ports on the West Coast. Stockton now trails only Portland in annual revenue.

The Port of Stockton is 75 miles from blue water. It is served by a manmade ship channel that is designed to handle cargo-laden, deep-draught ocean freighters. Stockton's channel averages 35 feet deep at low tide.

When the Port of Stockton took over a former U.S. Naval base called Rough and Ready Island in 2000, the Port added 1450 acres of land with 5 million square feet of

The Turning Basin, Port of Stockton/photo by Rich Turner

our primary mission here," he said. Warehouse rent revenue and rice—along with significant import tonnage—built the Port's revenue

continued on Page 2



BNSF's \$150 million Intermodal Facility in Stockton



A great resource for business will be ready in July



blue yonder at Stockton Metro



quarterly indicators on the back page



# Yep, you can get there from here

Once again, the sound of heavy construction will echo among the buildings of Downtown Stockton. A multi-million

dollar transit center is going to make an entire city block the bus center for the

city, and for San Joaquin County. The block of Weber, Sutter, California and

Channel streets will be transformed into a 27,000-square-foot, two-story building that retains the look of the original buildings and provides a modern transportation hub.

Currently, San Joaquin Regional Transit District buses use Weber Street as a gathering point, and

getting a bus and can be challenging.

The new center is described as a center every two minutes. The District provides 12,500 rides per day—2.5 million last year—and the new center will make everything flow smoothly, said SJRTD

"pulse location" by SJRTD staffers. Buses will roll into the spokeswoman Kari Wilson.

The new site will house the District's administrative offices as well as a mix of commerical lease sites.

Bus locations will be monitored at the Center by an uplinked connection. The building is designed for pedestrian ease, and will be another strong component in the rebuilding of Downtown.





### A closer look...

### Available in July 2003:

Nationwide CD marketing campaign tells Stockton's great business story

Five thousand interactive CDs containing Stockton's economic information and links to the "For Business" section of the City's website are in final production. (www.stocktongov.com)

Founded on a \$7,500 grant from PG&E, the program was built with additional support from the San Joaquin Partnership, Port of Stockton, University of the Pacific and Stockton Sports Commission. You can beat the rush and get your copy by calling Janice Souza at 209.937.8862.

### Stockton's impressive statistics:

Stockton continues to be recognized as one of the best places in the nation to live and conduct business. These rankings are recognition that Stockton is experiencing strong economic growth.

- Forbes ranked Stockton 14th in the nation in "Job Growth." (May 2003)
- California CEO magazine ranked Stockton 7th as one of the "Best Cities" for Business" out of over 400 cities throughout California. (Feb. 2003)

continues, far right, bottom

### From the Front Page

### Big opportunities await the Port of Stockton

in 2002 to more than \$24 vacuum lines. million. Prior to acquiring The material in Rough and Ready Island bags and boxes (now known as the West Complex), the Port's rev-

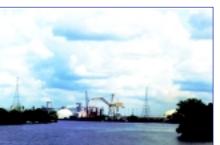
enue had stayed constant at between \$12 million and \$16 million.

Cargo consists mainly of goods that enter and leave ships' holds either in loose form.

or in very large bags and boxes, moved with conis called "break bulk," the loose material called bulk The cargo Stockton Port

has berthing space for 17 vessels. It is served by the Union Pacific and Burlington Northern Santa Fe railroads, and by various trucking firms. An Interstate 5 bridge crosses the

n fiscal 2002, Stockton's maritime



erty management earned \$11.3 million. The Rough and Ready Island warehouse space added nearly \$7 million to the Port's income, and gave Stockton the facilities to enter the export rice market.

"Rice is now our number one export," said Aschieris. The rice export from Stockton in 2002 was 226,331 metric tons. For example, last summer 44,000 tons of rice went to the former Soviet republic in central Asia. It was the largest-ever shipment of bagged rice from California.

tall: 1.6 million metric tons came into the Port in 2002; outbound, the Port shipped 716,959 metric tons.

Big opportunities await the Port of Stockton, especially because of the West Complex acquisition. The facility was made even more attractive last year. A \$700,000 dredging project deepened 1,400 feet of channel, and a \$5 million rail improvement brought tracks up to most of the warehouses.

"As the Valley continues to grow," see the Port of Stockton becoming a real lynchpin in the movement of goods in all of Northern California. It's only a matter of time—I feel it will happen," said Aschieris.

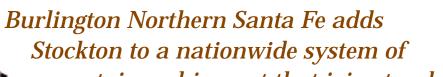
This is not your grimy, dusty, oilsoaked train yard. **Burlington Northern** Santa Fe (BNSF)

opened a bright new Intermodal Facility just over a year ago off Highway 99 in south Stockton and it could easily pass for a very big kid's Lionel Set.

The Stockton Intermodal Facility is located just off of Highway 99 at Austin Road. More importantly, it is situated on the BNSF main line. The place represents a \$150 million investment for BNSF.

From the roadbed to the switching areas, to the parking spaces for semis and trailers, the Stockton Intermodal site is an answer to long haul transportation requirements.

The BNSF facility loads and connects freight trains. Very long freight trains that will keep you waiting at a crossing long enough to read the newspaper. From north and south along the Pacific West, trucks pulling trailers full of every kind of product—from shoes, clothing and toys, to building materials, auto parts and canned goods—pull into the Intermodal Facility. It's a land version of a container port that handles cargo from ocean-going ships.



The Stockton Intermodal Facility

container shipment that joins trucks and trains

Trucking firms most commonly seen at the Intermodal Facility are JB Hunt, Schneider, Roadway and Yellow Freight.

The freight trains then wind their way east along the BNSF tracks to another hub in the Midwest. From there the cars are divided and sent to their final destinations.



From trucks to cranes to very long trains...the BNSF Stockton Intermodal Facility.

BNSF spokeswoman Lena Kent said the rail line chose the Stockton site because of its proximity to the major north-south highways, 99 and Interstate 5, the Stockton Metropolitan Airport and the Port of Stockton, among others.

"It's close to the customers we have in mind," she said, "and it's working out very well."

BNSF is pleased with their new facility and are also pleased to talk about the wetlands that have been created alongside the

tracks. It is home to migratory birds on the Pacific Flyway and many other creatures that require marsh and water in the Valley.

BNSF tracks run more than 33,000 miles across 28 states and two Canadian provinces. This network covers the western two-thirds of the United States, stretching from major Pacific Northwest and Southern California ports to the Midwest, Southeast and Southwest, and from the Gulf of Mexico to Canada.

The railway moves more intermodal traffic than any other rail system in the world, is America's largest grain-hauling railroad, transports the mineral components of many of the products we depend on daily, and hauls enough coal to generate more than 10 percent of the electricity produced in the United States. Nationwide, the company employs 38,000 people.



### A closer look...

### The State of the City



Mayor Gary Podesto told an overflow crowd at the annual meeting early this quarter that Stockton is not on the verge of a growth cycle—it's in the middle of one. He cited more that \$170 million in current, funded projects and commitment to renovate and rebuild Downtown. "Investment is at an all-time high," he said.

### **Impressive statistics:**

- Intel ranked Stockton 54th in the nation as "Most Unwired Cities." which means best high-speed wireless cities. (March 2003)
- Growth Statistics Organization ranked Stockton 18th in the nation as one of two California metro areas that posted gains in both manufacturing and total employment. (March 2003)
- Silicon Valley Biz Ink listed Stockton as 2<sup>nd</sup> in California in Commercial Building Growth. (Nov. 2002).
- In 2002, Stockton enjoyed a 22 percent increase in commercial building permits.

#### veyor belts and giant income was \$10.7 million and prop-Overall, Stockton's numbers are very

Stockton's old SP Depot will become the San Joaquin County rail center

Mud, tumble, dust and rumble: When construction is complete and the scaffolding and machinery are removed, Stockton's landmark train depot will once again be the central point for rail travel in San Joaquin County.

Built by Southern Pacific in 1930, the Stockton rail depot is one of three similar buildings designed by the same architect in California. The other two are in Old Sacramento and San Jose.

### Our featured Industrial Park



**Duck Creek** 

Total acres: 106 acres of undeveloped land Location: Just east of Highway 99 at Farmington Road (St Rte 4)

Zoning: M1 - EP Rail Served by BNSF

Enterprise Zone Designation, which offers

Catellus Development acquired Duck Creek and is proposing rail served sites and buildings for sale, lease and build-to-suit. Duck Creek Commerce Park can accommodate buildings ranging from 50.000 s.f. to 1.2 million s.f.

For more information on available commercial property in Stockton, log onto "Advantage Stockton" at http://advantage.stocktongov.com/stockton

The renovated station will be returned to its original, art deco lines on the outside, and inside, an airy depot will greet travelers and guests. Completion is expected in October.

The old building was built well and remains sturdy and Stacey

Mortenson, executive director of the San Joaquin Regional Rail Commission, said much of the work being done on a \$7.54 million construction project is upgrading to bring the interior into the 21st century.

Additional daily activity will come from the relocation of the Rail Commission headquarters from rented space in the airport, to the second story of the new station.



The interior of the renovated Southern Pacific depot.

"That will infuse 45-to-50 employees into that area," she said. "Where there is presence and money it tends to attract more of the same. It's a very strong component in the City's redevelopment plan.

Mortenson said the Rail Commission plans a vintage opening ceremony when the renovated station is complete. Steam engines, it is hoped, will hiss and rumble into the station amid a great blowing of whistles.